

**Town, City, Village, State or Federal
Permits May Also Be Required**

LAND USE - X
SANITARY - 86-7293
SIGN -
SPECIAL - NA
CONDITIONAL -
BOA -

BAYFIELD COUNTY PERMIT

**WEATHERIZE AND POST THIS PERMIT
ON THE PREMISES DURING CONSTRUCTION**

No: 05112201-2022

Tax ID: 6582

Issued To: A WILLERSCHIEDT FAMILY LLC

Location: PAR IN GOVT LOT 2 IN V.920 Section 22 Township 49 N. Range 04 W. BAYVIEW
P.344++ 215 IM 2004R-488450 ROUGH
IM 2004R-488456 IM 2004R-488746
ROUGH IM 2004R-488749 IM
2004R-495227 IM 2005R-499896
ROUGH IM 2005R-499899

Govt Lot 0	Lot	Block	Subdivision:	CSM#
------------	-----	-------	--------------	------

For: Residential / Detached Garage / 32L x 24W x 18H

Condition(s): To meet all setbacks including eaves and overhangs. Not for human habitation. For personal storage only. Town/State/DNR permits may be required.

NOTE: This permit expires one year from date of issuance if the authorized construction work or land use has not begun.

Changes in plans or specifications shall not be made without obtaining approval. This permit may be void or revoked if any of the application information is found to have been misrepresented, erroneous, or incomplete.

This permit may be void or revoked if any performance conditions are

Mckenzie Slack

Authorized Issuing Official

Mon Jul 25 2022

Date

not completed or if any conditions are violated.

~~(Disclaimers: Any future suspension or debarment suspension or debarment suspension)~~

Tax ID #	6582	6582
Taxpayer Name	WILLERSCHEIDT FAMILY LLC	A WILLERSCHEIDT FAMILY LLC
Site Address	78200 SINGER RD	78200 SINGER RD
Site City State Zip	WASHBURN, WI 54891	WASHBURN, WI, WI
Section/Township/Range	22/49/04	22/49/4
Abbreviated Legal	PAR IN GOVT LOT 2 IN V.920	PAR IN GOVT LOT 2 IN V.920 P.344++ 215 IM 2004R-488450 ROUGH IM 2004R-488456 IM 2004R-488746 ROUGH IM 2004R-488749 IM 2004R-495227 IM 2005R-499896 ROUGH IM 2005R-499899
Deeded Acres	10.9	11
Taxpayer Address	5501 SOUTHWOOD DR 	5501 Southwood Dr
Taxpayer City, State Zip	BLOOMINGTON, MN 55437 	bloomington, MN 55437

[View Contacts](#)
[View Tax Record](#)

North Lot Line	118.63 ft	235 ft	Corrected	Yes
South Lot Line	187.24 ft	78 ft	Corrected	Yes
East Lot Line	138.66 ft	192 ft	Corrected	Yes
West Lot Line	1149.9 ft	1157 ft	Corrected	Yes
Centerline of Platted Road	314.47 ft	365 ft	Corrected	Yes
River Stream Creek or Lake	126.35 ft	167 ft	Corrected	Yes
Wetland	25 ft +		Confirmed	Yes
Sanitary	246.38 ft	50 ft	Corrected	Yes
Well	125.94 ft		Confirmed	Yes
Established Right-of-Way	0 ft		Confirmed	Yes
Bank or Bluff	80.48 ft	100 ft	Corrected	Yes

Edit



Bayfield County, WI



7/14/2022, 3:51:09 PM

Flood Plain Boundaries Active Dec 16th, 2011

AE = Base floodplain where base flood elevations are provided.

Rivers

Approximate Parcel Boundary

Road Type

Town

Lake Superior Shoreline Recession Segments

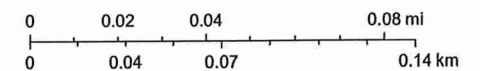
The average annual rate of bluff recession in this reach of shoreline is approximately 0.1 feet.

Lake Superior Proposed Setback Line

Building Footprint 2015

Building

1:1,775



Bayfield County Land Records Department

Bayfield County **Impervious Surface Calculations**

RECEIVED

JUL 14 2022

ENTER

These calculations are **REQUIRED** per WI Admin Code NR 115.05(1)(e) and Section 13-1-32(g) and 13-1-40(h) of the Bayfield County Code of Ordinances. The undersigned hereby makes application for construction, reconstruction, expansion, replacement or relocation of any impervious surface within 300 feet of the ordinary high-water mark and agrees that all activities shall be in accordance with the requirements of the Bayfield County Code of Ordinances and all other applicable ordinances and the laws of the State of Wisconsin.

Pursuant to Chapter 1, Title 13, Section 13-1-106(d) of the Bayfield County Zoning Ordinance(s), Planning and Zoning Department employees assigned to inspect properties shall have access to said properties to make inspections.

Owner / Applicant	
Owner's Name	Willerscheidt Family LLC
Site Address	78200 Singer Road
City / State Zip	Washburn, WI 54891
Mailing Address	1333 Riverside Dr N
City / State / Zip	Hudson WI 54016
Phone(s)	() Cell 952-237-3113
Email Address	tcwiller@aol.com

Accurate Legal Description involved in this request (specify <u>only</u> the property involved with this application)								
PROJECT LOCATION	Legal Description: (Use Tax Statement)	Tax ID #:	Lot Size	Acreage	Zoning District	Lakes Class		
	1/4	1/4	Section 22	Township 49	Range 04	Town of Bayview		
Gov't Lot	Lot #	CSM #	Doc #	Vol Page	Lot#	Blk #	Subdivision	
	2							

IN V9.20 P.344++215 IM2004R-48450, S22 T49N R0

Impervious Surface: An area that releases as runoff all or a majority of the precipitation that falls on it. "Impervious surface" excludes frozen soil but includes rooftops, sidewalks, driveways, parking lots and streets unless specifically designed, constructed, and maintained to be pervious. Impervious surface standards shall apply to the construction, reconstruction, expansion, replacement or relocation of any impervious surface that is or will be located within 300 feet of the ordinary high-water mark of any navigable waterway on any riparian lot or parcel. Nonriparian lot or parcel that is located entirely within 300 feet of the ordinary high-water mark of any navigable waterway.

Calculation of Impervious Surface: Percentage of impervious surface shall be calculated by dividing the surface area of the existing and proposed impervious surfaces on the lot or parcel by the total surface area of that lot or parcel and multiplying by 100. If an outlot lies between the ordinary high-water mark and the developable lot or parcel described in subd. 1. and both are in common ownership, the lot or parcel and the outlot shall be considered one lot or parcel for the purposes of calculating the percentage of impervious surfaces.

Impervious Surface Standard: Allow up to 15% impervious surface but not more than 30% impervious surface on the portion of a lot or parcel that is within 300 feet of the ordinary high-water mark. A permit can be issued for development that exceeds 15% impervious surface but not more than 30% impervious surfaces with a mitigation plan that meets the requirements of the Bayfield County Ordinance(s).

JUL 14 2022

Impervious Surface(s)

Impervious Surface Item

Dimension(s)

Square Footage Bayfield Co.
Planning and Zoning Agency

Existing House	40x65'	2615
Existing Garage	24x26	624
Existing Porch / Covered Porch	12x12	144
Existing Porch #2 / Covered Porch #2		
Existing Deck	10x20	200
Existing Deck #2		
Existing Sidewalk(s), Patio(s)	3x24	72
Existing Storage Bldg	5x10	50
Existing Shed		
Existing Accy: (explain) _____		
Existing Carport		
Existing Boathouse		
Existing Driveway estimate	10x300	3000
Existing Road (Name) _____		
Existing Other (explain) _____		
Existing Other (explain) Sub Total		6705
Proposed House		
Proposed Garage	24x32ft	768 sq-ft
Proposed Addition (explain) _____		
Proposed Addition (explain) _____		
Proposed Porch / Covered Porch		
Proposed Porch #2 / Covered Porch #2		
Proposed Deck #1		
Proposed Deck #2		
Proposed Balcony		
Proposed Sidewalk(s), Patio(s)		
Proposed Storage Bldg		
Proposed Shed		
Proposed Carport		
Proposed Accy: (explain) _____		
Proposed Boathouse		
Proposed Driveway		
Proposed Road (Name) _____		
Proposed Other (explain) _____		
Proposed Other (explain) _____		
Total:		7473

- a. Total square footage of lot: 10.9 acres x 43,560 = 474,804
- b. Total impervious surface area: 7473

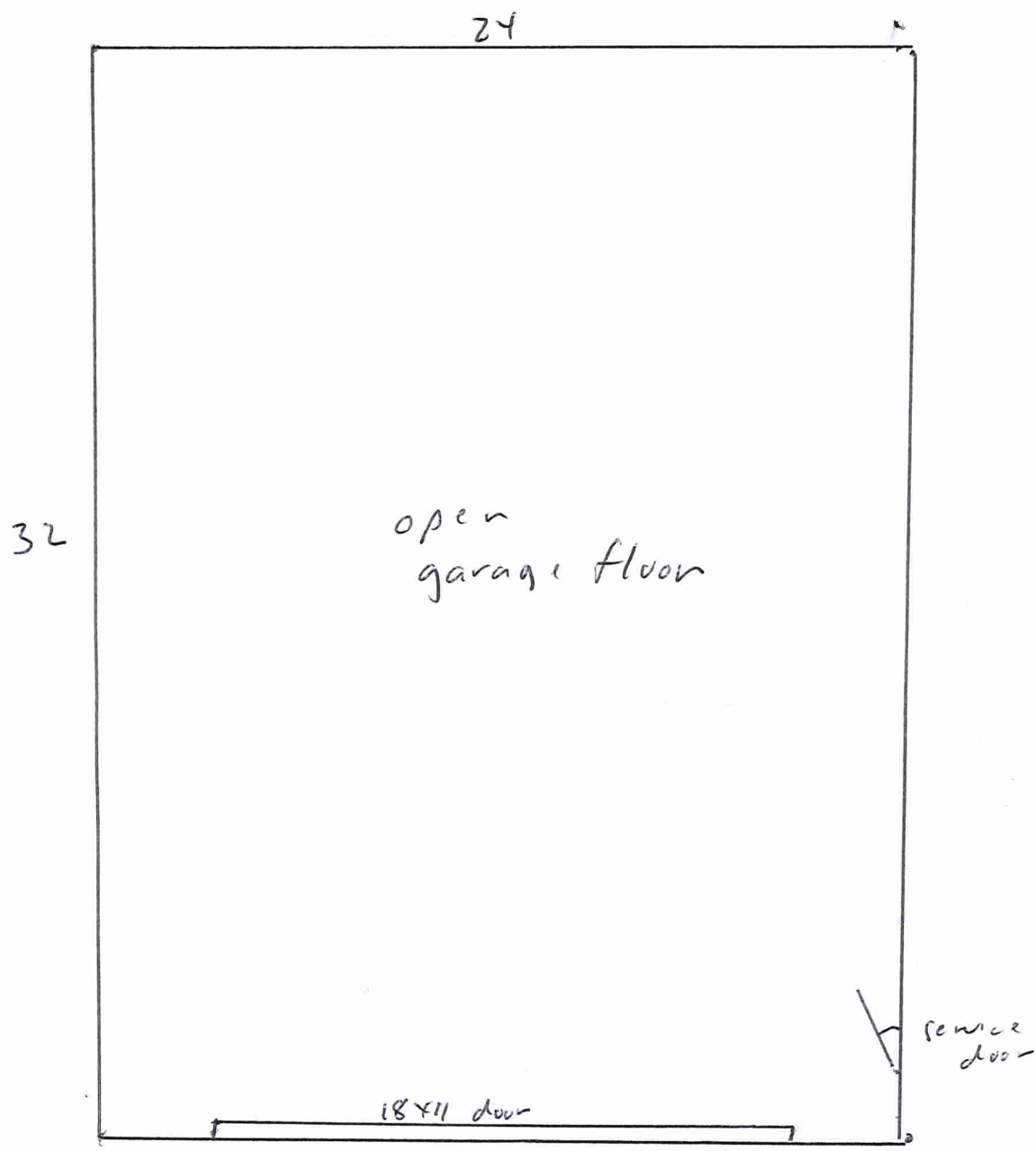
c. Percentage of impervious surface area: $100 \times (b)/a =$ 1.57%

JUL 14 2022

Total square footage of additional impervious surface allowed: @ 15% _____ @ 30% _____

Bayfield Co.
Planning and Zoning Ag

Issuance Information (County Use Only)	Date of Inspection:
Inspection Record:	Zoning District () Lakes Classification ()
Condition(s):	Stormwater Management Plan Required: <input type="checkbox"/> Yes <input type="checkbox"/> No
Signature of Inspector:	Date of Approval:



I, Anton Willeschoat Jr
authorize myself under Willeschoat family LLC as trustee
to apply for a land use permit on our property located at:

Anton Willeschoat Jr Signature

5/26/2022 Date

CERTIFICATE OF TRUST

The undersigned trustees hereby certify the following:

1. This Certificate of Trust relates to the CHERYL M. WILLERSCHEIDT TRUST DATED MAY 31, 2019 (the "trust") created by trust agreement (the "trust agreement").
2. The name of the grantor is CHERYL M. WILLERSCHEIDT.
3. The names of each original trustee are CHERYL M. WILLERSCHEIDT and ANTON B. WILLERSCHEIDT. This authority is provided by the following provision in the Declaration of Trust:

"I hereby designate myself and ANTON B. WILLERSCHEIDT as the primary trustees of this trust. As long as both of us are alive, either or both of us may exercise dominion and control over any and all of the trust assets, except as to amendment or revocation of this trust, which shall be pursuant to the provisions of Article Three, and except as hereinafter restricted.

If ANTON B. WILLERSCHEIDT does not survive me, or if ANTON B. WILLERSCHEIDT resigns as trustee, disappears or is certified in writing to be incompetent as specified within the provisions of this Declaration of Trust, I shall act as sole primary trustee, with full power and authority to deal with any and all assets of this Trust in any manner that I see fit.

ANTON B. WILLERSCHEIDT shall act as sole primary trustee upon my death, or if I resign as trustee, disappear or am certified in writing to be incompetent as specified within the provisions of this Declaration of Trust, limited as hereinafter provided.

Notwithstanding any other provision of this Declaration of Trust, at any time that ANTON B. WILLERSCHEIDT is serving as trustee of this trust, either solely or as co-trustee, any power or discretion exercisable by ANTON B. WILLERSCHEIDT with respect to this trust, whether granted by this trust instrument or conferred by law, insofar as that power or discretion may be exercisable to consume, invade, or appropriate property for the benefit of ANTON B. WILLERSCHEIDT, his estate, his creditors, the creditors of his estate, or to satisfy his legal obligations shall be exercisable only for his health, education, maintenance or support, taking into consideration all other means available to ANTON B. WILLERSCHEIDT for such purposes from all sources known to the trustee."

4. The name and address of each trustee empowered to act under the trust agreement at the time of the execution of this Certificate of Trust are:

Primary Trustee: CHERYL M. WILLERSCHEIDT
5501 Southwood Drive
Bloomington, Minnesota 55437

Primary Trustee: ANTON B. WILLERSCHEIDT
5501 Southwood Drive
Bloomington, Minnesota 55437

Successor Trustee: CLAIRE C. THEOBALD
1030 - 40th Avenue
Sherburn, Minnesota 56171

First Alternate: GENEVA M. NOTHNAGEL
8627 Harrison Circle
Bloomington, Minnesota 55437

Second Alternate: MARCUS D. WILLERSCHEIDT
301 Wilder Street N.
Saint Paul, Minnesota 55104

Authority of the successor trustee(s) is provided by the following provisions in the Declaration of Trust: "I designate CLAIRE C. THEOBALD as the successor trustee of this trust. My successor trustee is to assume the duties as trustee hereunder upon the resignation of both of us or the survivor of us, the death of the survivor of us, the disappearance of both of us or the survivor of us, or if both of us or the survivor of us is or are certified in writing to be incompetent as provided under Article Five of this Declaration of Trust. Except as otherwise specified within the provisions of this Declaration of Trust, in the event of the incompetency or resignation of both of us or the survivor of us, my successor trustee is to use the income and assets of this trust exclusively for my health, education, support, and maintenance.

If CLAIRE C. THEOBALD is unable or unwilling to act as successor trustee, I designate GENEVA M. NOTHNAGEL as successor trustee to serve with all rights and responsibilities given to the original successor trustee.

If GENEVA M. NOTHNAGEL is unable or unwilling to act as successor trustee, I designate MARCUS D. WILLERSCHEIDT as successor trustee to serve with all rights and responsibilities given to the original successor trustee."

5. The trustee(s) are authorized by the trust agreement to have all the rights, powers and authority to deal with and manage the assets of this trust that an individual owner would have if there were no trust and the trustee(s) were acting as legally competent individual(s) dealing with their own property. This includes, but is by no means limited to the right to borrow against or pledge any of the trust assets, including the right to mortgage real estate and margin stocks or other securities owned by the trust. The trustee(s) are authorized by the instrument to sell, convey, pledge, mortgage, lease, or transfer title to any interest in real or personal property, except as limited by the following: (none). This includes all

powers now or hereafter conferred upon trustee(s) by applicable state law, and also those powers appropriate to the orderly and effective administration of the trust.

6. The undersigned hereby represents that the statements contained in this Certificate of Trust are true and correct, and that there are no other provisions in the trust agreement or amendments to it that limit the powers of the trustee(s) to sell, convey, pledge, mortgage, lease, manage, operate, control, transfer title, divide, convert, allot, or sell upon deferred payments trust property, including real and personal property, that would create liability for any third party relying on this document as authorization for trustee(s)' authority.
7. This trust has not been terminated, revoked, modified, or amended in any manner which would cause the representations in this certification of trust to be incorrect. This Certificate of Trust is being signed by all currently acting trustees of the trust.


CHERYL M. WILLERSCHEIDT


ANTON B. WILLERSCHEIDT

STATE OF MINNESOTA

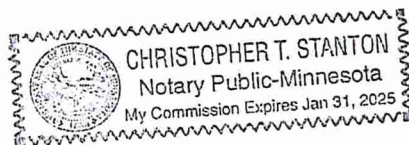
)


) SS:

COUNTY OF DAKOTA

)

Personally came before me this 28th day of December, 2021, the above named CHERYL M. WILLERSCHEIDT and ANTON B. WILLERSCHEIDT, to me known to be the persons who executed the foregoing instrument.




Notary Public

This instrument was drafted by
Christopher T. Stanton, Attorney-at-Law
2295 Waters Drive, Mendota Heights, Minnesota 55120

Real Estate Bayfield County Property Listing

Today's Date: 7/14/2022

Property Status: **Current**

Created On: 3/15/2006 1:14:59 PM

**Description**

Updated: 1/5/2010

Tax ID: 6582
PIN: 04-008-2-49-04-22-3 05-002-10000
 Legacy PIN: 008102901000
 Map ID:
 Municipality: (008) TOWN OF BAYVIEW
 STR: S22 T49N R04W
 Description: PAR IN GOVT LOT 2 IN V.920 P.344++
 215 IM 2004R-488450 THROUGH IM
 2004R-488456 IM 2004R-488746
 THROUGH IM 2004R-488749 IM 2004R-
 495227 IM 2005R-499896 THROUGH IM
 2005R-499899
 Recorded Acres: 10.900
 Calculated Acres: 10.922
 Lottery Claims: 0
 First Dollar: Yes
 Zoning: (R-RB) Residential-Recreational Business
 ESN: 106

**Tax Districts**

Updated: 3/15/2006

1 STATE
 04 COUNTY
 008 TOWN OF BAYVIEW
 046027 SCHL-WASHBURN
 001700 TECHNICAL COLLEGE

**Recorded Documents**

Updated: 3/15/2006

CONVERSION

Date Recorded: 499896 882-241+;904-404;920-
 344++

**Ownership**

Updated: 1/5/2010

WILLERSCHIEDT FAMILY LLC

BLOOMINGTON MN

Billing Address:

WILLERSCHIEDT FAMILY LLC
 5501 SOUTHWOOD DR
 BLOOMINGTON MN 55437

Mailing Address:

WILLERSCHIEDT FAMILY LLC
 5501 SOUTHWOOD DR
 BLOOMINGTON MN 55437

**Site Address** * indicates Private Road

78200 SINGER RD WASHBURN 54891

**Property Assessment**

Updated: 9/2/2015

2022 Assessment Detail

Code	Acres	Land	Imp.
G1-RESIDENTIAL	2.900	300,700	311,600
G6-PRODUCTIVE FOREST	8.000	12,800	0

2-Year Comparison

	2021	2022	Change
Land:	313,500	313,500	0.0%
Improved:	311,600	311,600	0.0%
Total:	625,100	625,100	0.0%

**Property History**

N/A

**Town, City, Village, State or Federal
Permits May Also Be Required**

LAND USE - X
SANITARY - 22-61S
SIGN -
SPECIAL - NA
CONDITIONAL -
BOA -

**BAYFIELD COUNTY
PERMIT**

**WEATHERIZE AND POST THIS PERMIT
ON THE PREMISES DURING CONSTRUCTION**

No: 05112202-2022

Tax ID: 6284

Issued To: KURT E & BETH A HEIKKILA

Location: LOT 1 CSM #1901 IN V.11 Section 04 Township 49 N. Range 04 W. BAYVIEW
P.169 (LOCATED IN GOVT LOT 2 SEC 04-
49-04 & GOVT LOT 3 SEC 33-50- 04)
DESC IN DOC 2021R-590757 6

Govt Lot 0 Lot Block Subdivision: CSM# 1901

For: Residential / Residence / 82L x 36W x 23H, Deck 1: 4L x 8W x8H, Deck 2: 30L x 10W x8H, Garage: 22L x 20W x8H

Condition(s): To meet all setbacks including eaves and overhangs. Proper erosion control to remain onsite until site is stable. Town/State/
DNR permits may be required.

NOTE: This permit expires one year from date of issuance if the authorized
construction work or land use has not begun.

Changes in plans or specifications shall not be made without
obtaining approval. This permit may be void or revoked if any of the
application information is found to have been misrepresented,
erroneous, or incomplete.


This permit may be void or revoked if any performance conditions are
not completed or if any conditions are violated.

Mckenzie Slack

Authorized Issuing Official

Fri Jul 29 2022

Date

Tax ID #	6284	6284
Taxpayer Name	KURT E & BETH A HEIKKILA	KURT E & BETH A HEIKKILA
Site Address	82010 STATE HWY 13	82010 STATE HWY 13
Site City State Zip	WASHBURN, WI 54891	WASHBURN, WI, WI
Section/Township/Range	04/49/04	04/49/4
Abbreviated Legal	LOT 1 CSM #1901 IN V.11 P.169	LOT 1 CSM #1901 IN V.11 P.169 (L 04- 49-04 & GOVT LOT 3 SEC 33-5C 590757 6
Deeded Acres	1.5	2
Taxpayer Address	18347 ST CROIX TRAIL NORTH 	18465 St. Croix Trail N
Taxpayer City, State Zip	MARINE ON ST CROIX, MN 55047 	Marine, MN 55047

[View Contacts](#)[View Tax Record](#)



AllPaid
7820 Innovation Boulevard Suite 250
Indianapolis, IN 46278
24hr. Customer Service #: 888-604-7888

Land Use Permits Payment Confirmation (Ref #: 35076883)

PLC: Bayfield County Planning And Zoning
A002NU 117 East Fifth Street
Washburn, Wisconsin 54891
For: Land Use Permits

Date: 06/08/2022 12:25 EDT

TRANSACTION INFORMATION

Property Owner: Kurt Heikkila
Tax Id#: 6284

Transaction Reference #: 35076883
Transaction Date/Time: 06/08/2022 12:25 EDT

BILLING INFORMATION

Name: Dale Dockendorf
Address: 11280 30th St N
City, State Zip: Lake Elmo, Mn 55042
Phone #: (651)248-3227
Card #: xxxx-xxxx-xxxx-4403

PAYMENT INFORMATION

Approval #: 332691
Payment Amount: \$1150.00
Service Fee: \$40.25
Total Amount: \$1190.25

The service fee is not refundable.

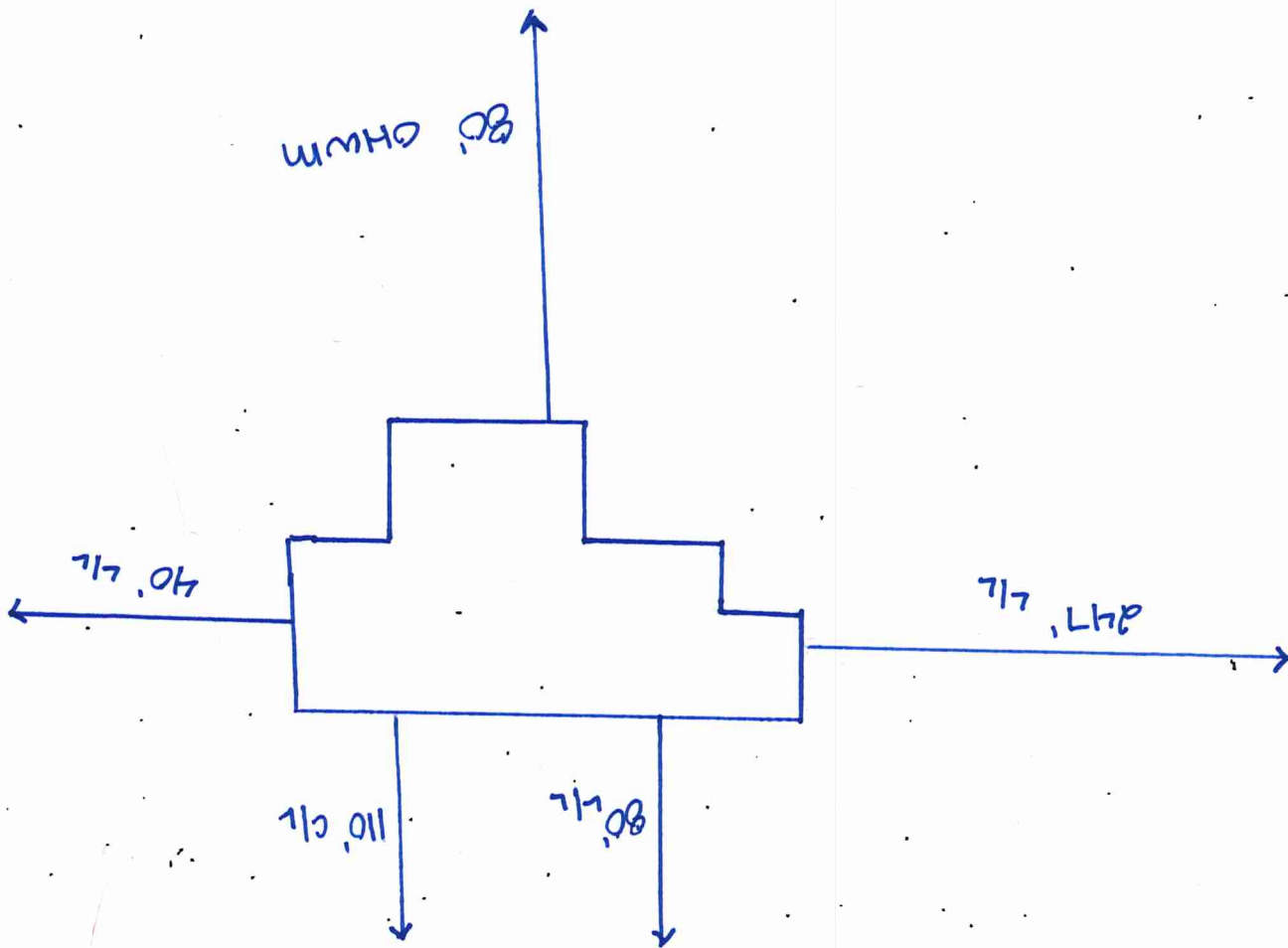
ATTENTION CARDHOLDER

If you have questions about the processing of your payment, please call AllPaid at 888-604-7888.

Thank you for using AllPaid

Field Investigation

Date: 7/12/2022	Active: Depart
Landowner: Kurt & Beth Harkins	Photos taken: Yes
Project Location: 88010 State Hwy 13	Persons Present: MS, EM
Waterway:	Purpose of visit: <input checked="" type="checkbox"/> ZP Onsite
PIN#	Sanitary
Attach Real Estate Inquiry	Floodplain
Paid \$	Boathouse
Receipt #	Averaging
	Other:
	Wetland Delineation
	OHWM
	Complaint
	Walkout



North Lot Line	70.03 ft	80 ft	Corrected	Yes
South Lot Line	124.48 ft	116 ft	Corrected	Yes
East Lot Line	135.73 ft	40 ft	Corrected	Yes
West Lot Line	129.47 ft	247 ft	Corrected	Yes
Centerline of Platted Road	83.74 ft	110 ft	Corrected	Yes
River Stream Creek or Lake	137.15 ft	80 ft	Corrected	Yes
Wetland	25 ft +		Confirmed	Yes
Sanitary	0 ft		Confirmed	Yes
Well	13.45 ft		Confirmed	Yes
Established Right-of-Way	0 ft	80 ft	Corrected	Yes
Bank or Bluff	35.79 ft	80 ft	Corrected	Yes

Edit



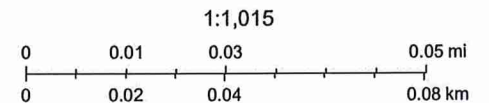
Bayfield County, WI



6/13/2022, 10:17:33 AM

- Rivers
- Approximate Parcel Boundary
- Road Type
- State
- Lake Superior Shoreline Recession Segments
- The average annual rate of bluff recession in this reach of shoreline is approximately 0.1 feet.

- The average annual rate of bluff recession in this reach of shoreline is approximately 0.2 feet.
- Flood Plain Boundaries Active Dec 16th, 2011
- AE = Base floodplain where base flood elevations are provided.
- Lake Superior Proposed Setback Line
- Building Footprint 2015
- Building



Bayfield County Land Records Department

2.215 acres 82010 ST HWY 13

BAYFIELD COUNTY CERTIFIED SURVEY MAP NO. 1901

LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W.,
AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN
THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN

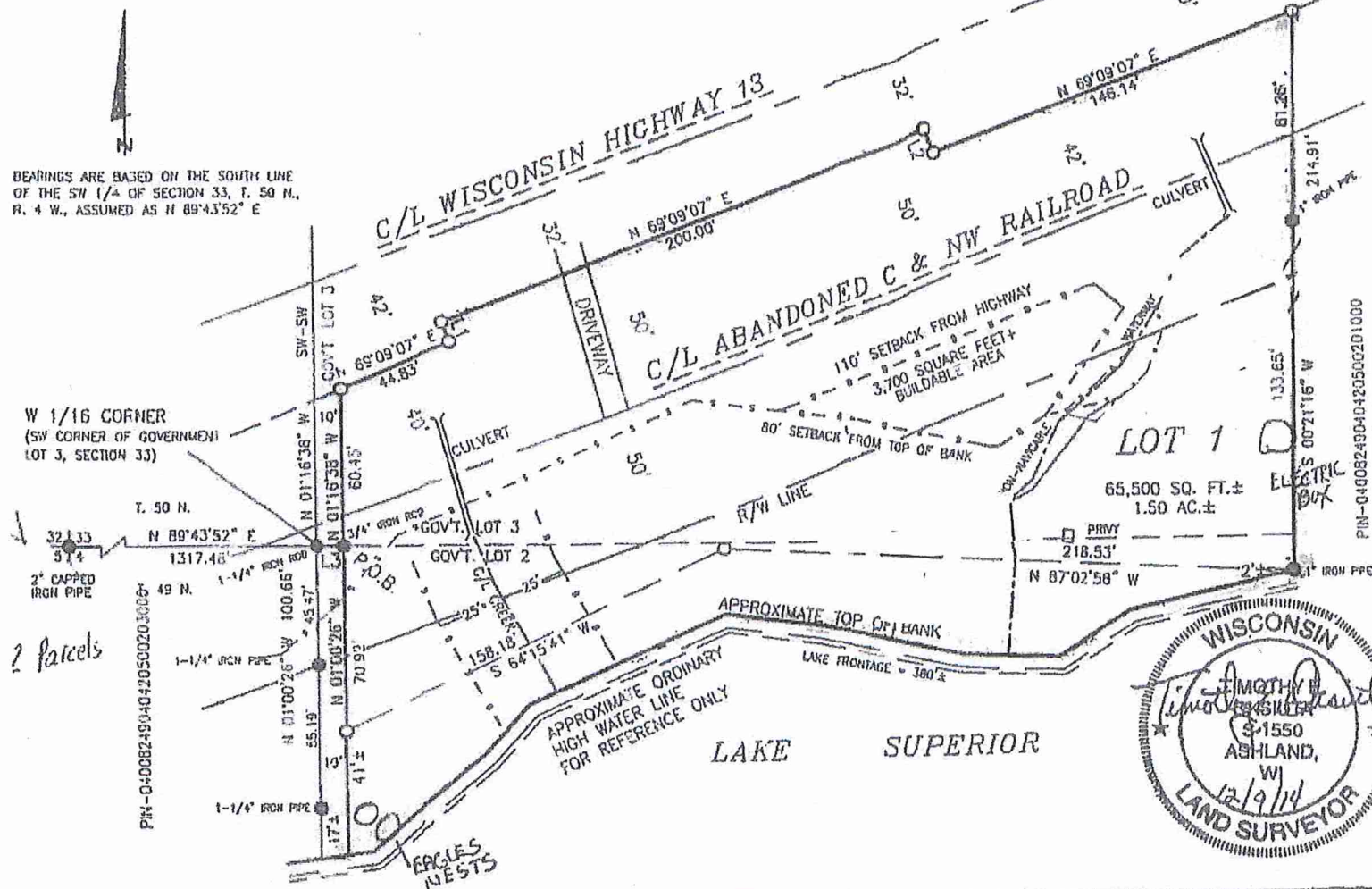
PATRICIA A O
BAYFIELD COUNTY
REGISTER OF C

2014R-55

12/12/2014
TF EXEMPT #:
RECORDING FEE:
PAGES: 2

Vol. 11 csm

BEARINGS ARE BASED ON THE SOUTH LINE
OF THE SW 1/4 OF SECTION 33, T. 50 N.,
R. 4 W., ASSUMED AS N 89°43'52" E



LINE TABLE

LINE	BEARING	DISTANCE
L1	N 20°50'53" W	10.00
L2	S 20°50'53" E	8.00
L3	N 89°43'52" E	10.00

ANY LAND BELOW THE ORDINARY HIGH WATER MAY
LAKE OR A NAVIGABLE STREAM IS SUBJECT TO IT
TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED
ARTICLE IX, SECTION 1 OF THE STATE CONSTITUTION

BAYFIELD COUNTY SHORELINE MEASUREMENT PER
OF THE COUNTY SUBMISSION CONTROL ORDINANCE

--- SETBACK LINE
--- APPROXIMATE WETLAND BOUNDARY

SCALE: ONE INCH = 60 FT
0 60

LEGEND

- MONUMENT FOUND IN PLACE, AS NOTED
- 1" X 18" IRON PIPE SET THIS SURVEY, WT.=1.13 LB/FT
PIPE DIMENSIONS ARE OUTSIDE DIAMETER

CLIENT: DIXON, J.

JOB NO.: N14/047
SCALE: ONE INCH = 60 FEET
SEPTEMBER 29, 2014

DRAFTED BY: TEO
FILE: N14/047/SEC33
FSDATA/N14/047 ACAD/N14/047 DIXON DIXON
NB. 400 PG. 51 SHEET 1 OF 2 SHEETS

NELSON
SURVEYING
INCORPORATED
SURVEYING YOUR NEED OF THE WOODS SINCE 1884

101 W. MAIN STREET
SUITE 100
ASHLAND, WISCONSIN 54808
(715) 682-2692
FAX: (715) 682-5100 MAP 1

BAYFIELD COUNTY CERTIFIED SURVEY MAP NO. 1901
LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W.,
AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN
THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, TIMOTHY E. OKSIUTA, PROFESSIONAL LAND SURVEYOR IN THE STATE OF WISCONSIN, HEREBY CERTIFY:

THAT ON THE ORDER OF JEANNIE DIXON, I HAVE SURVEYED AND MAPPED A PARCEL OF LAND LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W., AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

TO LOCATE THE POINT OF BEGINNING, COMMENCE AT THE SW CORNER OF SAID SECTION 33 AND RUN N 89°43'52" E, 1317.48 FEET ON THE LINE COMMON TO SAID SECTIONS 4 AND 33, TO THE W 1/16 CORNER. THENCE CONTINUE N 89°43'52" E, 10.00 FEET TO THE POINT OF BEGINNING.

THENCE FROM SAID POINT OF BEGINNING BY METES AND BOUNDS:

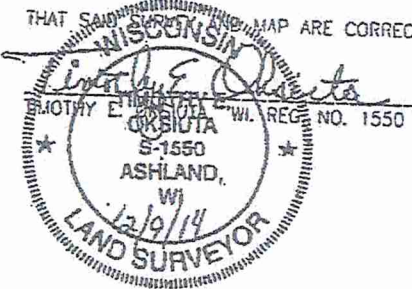
LEAVING SAID COMMON LINE, N 01°16'38" W, 60.45 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF WISCONSIN HIGHWAY 13. THENCE ON SAID SOUTHERLY RIGHT OF WAY LINE, N 69°09'07" E, 44.83 FEET. THENCE N 20°50'53" W, 10.00 FEET. THENCE N 69°09'07" E, 200.00 FEET. THENCE S 20°50'53" E, 8.00 FEET. THENCE N 69°09'07" E, 146.14 FEET. THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE, S 00°21'16" W, 214.91 FEET TO AN IRON PIPE MEANDER CORNER WHICH IS N 00°21'16" E, 2 FEET, MORE OR LESS, FROM THE ORDINARY HIGH WATER LINE OF LAKE SUPERIOR. THENCE ON A MEANDER LINE NEAR SAID ORDINARY HIGH WATER LINE, N 87°02'58" W, 218.53 FEET. THENCE S 64°15'41" W, 158.18 FEET TO AN IRON PIPE MEANDER CORNER WHICH IS N 01°00'26" W, 41 FEET, MORE OR LESS, FROM SAID ORDINARY HIGH WATER LINE. THENCE LEAVING SAID MEANDER LINE, N 01°00'26" W, 70.92 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 65,500 SQUARE FEET, MORE OR LESS, WHICH IS 1.50 ACRES, MORE OR LESS, INCLUDING THAT LAND LYING BETWEEN THE MEANDER LINE AND THE ORDINARY HIGH WATER LINE OF LAKE SUPERIOR AND THE EXTENSIONS OF THE LOT LINES TO SAID ORDINARY HIGH WATER LINE.

THAT THIS MAP IS A TRUE REPRESENTATION OF SAID SURVEY;

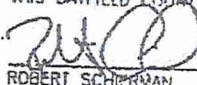
THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES AND THE BAYFIELD COUNTY SUBDIVISION CONTROL ORDINANCE IN MAKING SAID SURVEY AND MAP; AND

THAT SAID SURVEY AND MAP ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



BAYFIELD COUNTY PLANNING AND ZONING APPROVAL

THIS BAYFIELD COUNTY CERTIFIED SURVEY MAP IS HEREBY APPROVED BY THE BAYFIELD COUNTY PLANNING AND ZONING DEPARTMENT.


ROBERT SCHIERMAN
PLANNING AND ZONING DIRECTOR

DATED THIS 11th DAY OF December 2014

Existing Impervious Surfaces: For existing impervious surfaces that were lawfully placed when constructed but that do not comply with the standards in Section(s) 13-1-32(g) and Section 13-1-40(h), the property owner may do any of the following:

- a. Maintenance and repair all impervious surfaces:
- b. Replace existing impervious surfaces with similar surfaces within the existing building footprint.
- c. Relocate or modify existing impervious surfaces with similar or different impervious surfaces, provided that the relocation or modification does not result in an increase in the percentage that existed on the effective date of the county shoreland ordinance and meets the applicable setback requirements in Section 13-1-32.

Bayfield County Impervious Surface Calculations

These calculations are **REQUIRED** per WI Admin Code NR 115.05(1)(e) and Section 13-1-32(g) and 13-1-40(h) of the Bayfield County Code of Ordinances. The undersigned hereby makes application for construction, reconstruction, expansion, replacement or relocation of any impervious surface within 300 feet of the ordinary high-water mark and agrees that all activities shall be in accordance with the requirements of the Bayfield County Code of Ordinances and all other applicable ordinances and the laws of the State of Wisconsin.

Pursuant to Chapter 1, Title 13, Section 13-1-106(d) of the Bayfield County Zoning Ordinance(s), Planning and Zoning Department employees assigned to inspect properties shall have access to said properties to make inspections.

Owner / Applicant	
Owner's Name	Kurt & Beth Heikkila
Site Address	82010 St. Hwy. 13
City / State Zip	Bayfield, WI.
Mailing Address	11280 30th St. N.
City / State / Zip	Lake Elmo MN. 55042
Phone(s)	(651) 248-3227 Cell
Email Address	dale.dock@live.com

Accurate Legal Description involved in <u>this request</u> (specify <u>only</u> the property involved with this application)								
PROJECT LOCATION	Legal Description: (Use Tax Statement)	Tax ID #:	Lot Size	Acreage	Zoning District	Lakes Class		
	1/4	16284	214 x 390	2.215	Town of Bay View			
			Section	Township	Range	Bayfield		
Gov't Lot	Lot #	CSM #	Doc #	Vol Page	Lot#	Blk #	Subdivision	

Impervious Surface: An area that releases as runoff all or a majority of the precipitation that falls on it. "Impervious surface" excludes frozen soil but includes rooftops, sidewalks, driveways, parking lots and streets unless specifically designed, constructed, and maintained to be pervious. Impervious surface standards shall apply to the construction, reconstruction, expansion, replacement or relocation of any impervious surface that is or will be located within 300 feet of the ordinary high-water mark of any navigable waterway on any riparian lot or parcel. Nonriparian lot or parcel that is located entirely within 300 feet of the ordinary high-water mark of any navigable waterway.

Calculation of Impervious Surface: Percentage of impervious surface shall be calculated by dividing the surface area of the existing and proposed impervious surfaces on the lot or parcel by the total surface area of that lot or parcel and multiplying by 100. If an outlot lies between the ordinary high-water mark and the developable lot or parcel described in subd. 1. and both are in common ownership, the lot or parcel and the outlot shall be considered one lot or parcel for the purposes of calculating the percentage of impervious surfaces.

Impervious Surface Standard: Allow up to 15% impervious surface but not more than 30% impervious surface on the portion of a lot or parcel that is within 300 feet of the ordinary high-water mark. A permit can be issued for development that exceeds 15% impervious surface but not more than 30% impervious surfaces with a mitigation plan that meets the requirements of the Bayfield County Ordinance(s).

Impervious Surface(s)

<i>Impervious Surface Item</i>	<i>Dimension(s)</i>	<i>Square Footage</i>
Existing House		
Existing Garage		
Existing Porch / Covered Porch		
Existing Porch #2 / Covered Porch #2		
Existing Deck		
Existing Deck #2		
Existing Sidewalk(s), Patio(s)		
Existing Storage Bldg		
Existing Shed		
Existing Accy: (explain) _____		
Existing Carport		
Existing Boathouse		
Existing Driveway		
Existing Road (Name) _____		
Existing Other (explain) _____		
Existing Other (explain) _____		
Proposed House		1552 s/f
Proposed Garage		528 s/f
Proposed Addition (explain) _____ N/A		
Proposed Addition (explain) _____ N/A		
Proposed Porch / Covered Porch		70 s/f
Proposed Porch #2 / Covered Porch #2 N/A		
Proposed Deck #1		84 s/f
Proposed Deck #2		360 s/f
Proposed Balcony		
Proposed Sidewalk(s), Patio(s)		150 s/f
Proposed Storage Bldg N/A		
Proposed Shed N/A		
Proposed Carport N/A		
Proposed Accy: (explain) N/A		
Proposed Boathouse N/A		
Proposed Driveway		2000 s/f
Proposed Road (Name) _____ N/A		
Proposed Other (explain) _____ N/A		
Proposed Other (explain) _____ N/A		
Total:		4594 s/f

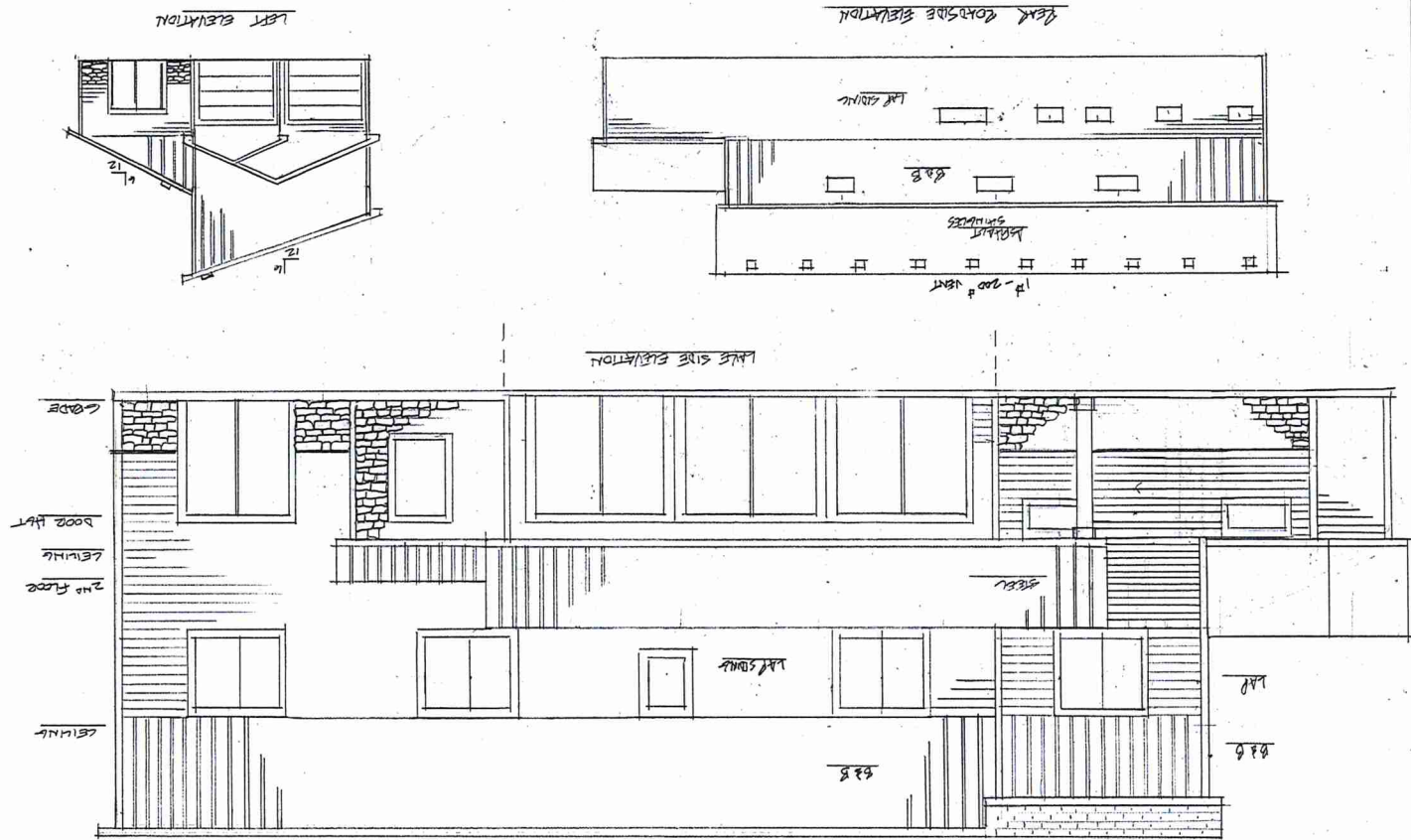
- a. Total square footage of lot: 83,460 s/f
- b. Total impervious surface area: 4594 s/f

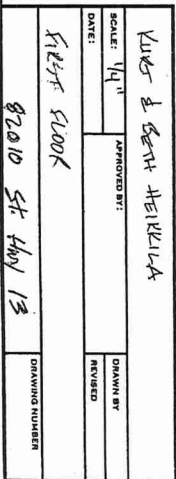
c. Percentage of impervious surface area: $100 \times (b)/a =$ 5.5%

Total square footage of additional impervious surface allowed: @ 15% _____ @ 30% _____

Issuance Information (County Use Only)	Date of Inspection:
Inspection Record:	Zoning District () Lakes Classification ()
Condition(s):	Stormwater Management Plan Required: <input type="checkbox"/> Yes <input type="checkbox"/> No
Signature of Inspector:	Date of Approval:

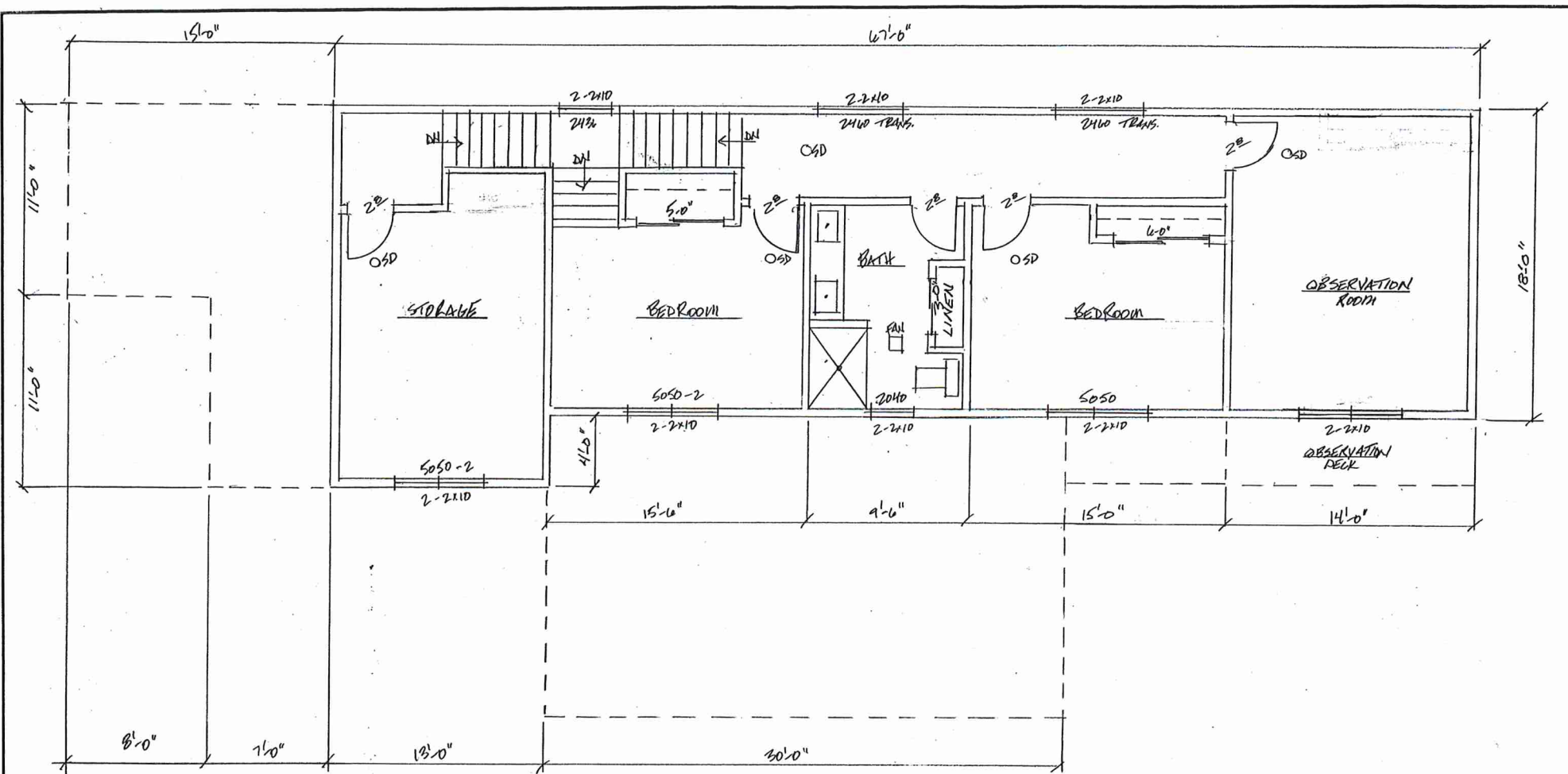
DRAWING NUMBER		82010 ST HWY 13	
ELEVATIONS		DATE: 11/11/11	
SCALE: 1/4" = 1'-0"		APPROVED BY: [Signature]	
DRAWN BY: [Signature]		PROJECT: [Signature]	



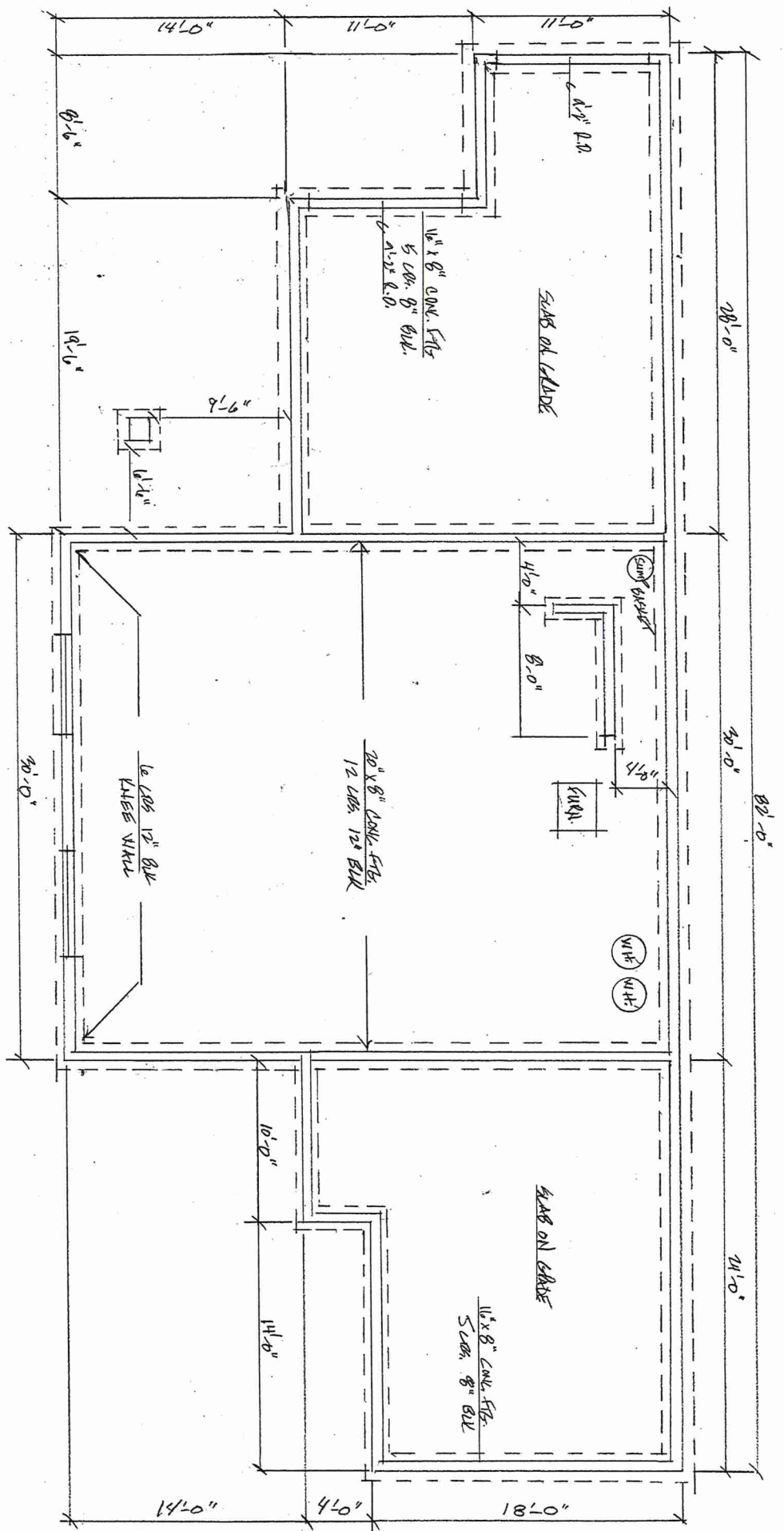


82010 St. Hwy 13

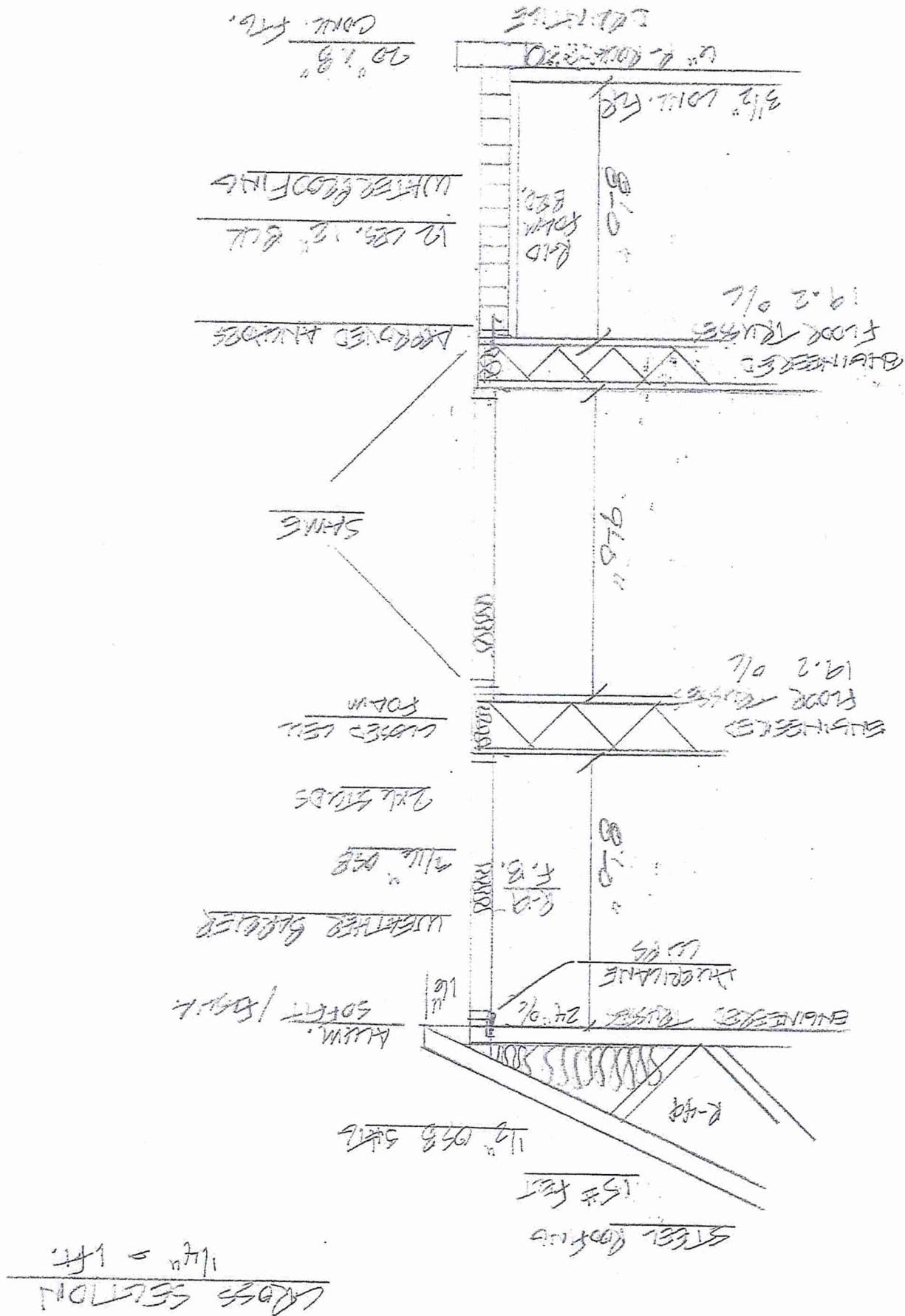
DRAWING NUMBER



KURT & BETH HEIKKILA		
SCALE: 1/4" = 1'-0"	APPROVED BY:	DRAWN BY:
DATE:		REVISED:
2ND FLOOR		
		DRAWING NUMBER:



Luis B. BETH HEVILA	
SCALE:	APPROVED BY:
DATE:	REVISION:
FOUNDATION	
DRAWING NUMBER	





FINA -

www.nelsonsurveying.com
101 West Main Street, Suite 207
Ashland, Wisconsin 54806
715-682-2692 800-682-9780

December 15, 2014

Jeannie Dixon
P.O. Box 371
Cable, WI 54821

John Binder
2525 Thornwood Ave.
Wilmette, IL 60091

RE: Bayfield County Certified Survey

Dear Jeannie and John,

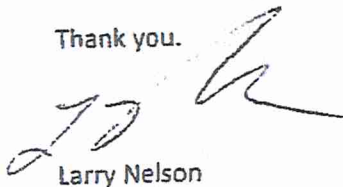
Enclosed are copies of the recorded Bayfield County Certified Survey Map combining your parcels on Lake Superior into one lot and the invoice for the our services.

As noted on the map, there is a buildable core of approximately 3700 square feet on the easterly side of the lot. According to the Bayfield County Zoning and Planning Department, the waterway adjacent to the buildable core is not a navigable stream but is a wetland. At the present time, there is no setback from the edge of the wetland.

I would recommend that you work with the Zoning Department prior to any construction on the buildable core to accurately delineate the extents of the wetlands. There are local, county and state fines for disturbing any wetland area.

If you have any questions please contact me.

Thank you.



Larry Nelson

Land Use Planning • Condominium Plats • Subdivisions • Wetland Delineation • Architectural Surveys
Topographic Surveys • ALTA Surveys • Certified Surveys • Elevation Certificates
Mapping • Platting • Land and Route Surveys

NORTHERN WISCONSIN & MICHIGAN

2.215 acres

82010 ST HWY 13

BAYFIELD COUNTY CERTIFIED SURVEY MAP NO. 1901

LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W.,
AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN
THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN

PATRICIA A D
BAYFIELD COUNTY
REGISTER OF C

2014R-55

12/12/2014 11

TF EXEMPT 1:

RECORDING FEE: 1

PAGES: 2

Vol. 11 csm f

BEARINGS ARE BASED ON THE SOUTH LINE
OF THE SW 1/4 OF SECTION 33, T. 50 N.,
R. 4 W., ASSUMED AS N 89°43'52" E

C/L WISCONSIN HIGHWAY 13

C/L ABANDONED C & NW RAILROAD

W 1/16 CORNER
(SW CORNER OF GOVERNMENT
LOT 3, SECTION 33)

32.33
51.4
2" CAPPED
IRON PIPE

2 Parcels

PIN-040082490404205002030004
49 N.

1-1/4" IRON PIPE

EAGLES NESTS

LEGEND
● MONUMENT FOUND IN PLACE, AS NOTED
○ 1" X 18" IRON PIPE SET THIS SURVEY, WT.=1.13 LB/FT
PIPE DIMENSIONS ARE OUTSIDE DIAMETER

CLIENT: DIXON, J.
JOB NO.: N14/047
SCALE: ONE INCH = 60 FEET
SEPTEMBER 29, 2014

CRAFTED BY: TED
FILE: N/TSONR4W/SEC33
FSDATA/N14047 ACAD/N14047 BINGER DIXON
NO. 400 PG. 51 SHEET 1 OF 2 SHEETS

NELSON
SURVEYING
INCORPORATED

SURVEYING YOUR MICK OF THE WOODS SINCE 1984

101 W. MAIN STREET
SUITE 100
ASHLAND, WISCONSIN 54808
(715) 682-2692
FAX: (715) 682-5100

MAP 1

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 20°50'53" W	10.00
L2	S 20°50'53" E	8.00
L3	N 89°43'52" E	10.00

ANY LAND BELOW THE ORDINARY HIGH WATER MAY
LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE
TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED
ARTICLE IX, SECTION 1 OF THE STATE CONSTITUTION

BAYFIELD COUNTY SHORELINE MEASUREMENT PER
OF THE COUNTY SUBDIVISION CONTROL ORDINANCE

--- SETBACK LINE
--- APPROXIMATE WETLAND BOUNDARY

SCALE: ONE INCH = 60 FT



BAYFIELD COUNTY CERTIFIED SURVEY MAP NO. 1901
LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W.,
AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN
THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, TIMOTHY E. OKSIUTA, PROFESSIONAL LAND SURVEYOR IN THE STATE OF WISCONSIN, HEREBY CERTIFY:

THAT ON THE ORDER OF JEANNIE DIXON, I HAVE SURVEYED AND MAPPED A PARCEL OF LAND LOCATED IN GOVERNMENT LOT 2 OF SECTION 4, T. 49 N., R. 4 W., AND GOVERNMENT LOT 3 OF SECTION 33, T. 50 N., R. 4 W., IN THE TOWN OF BAYVIEW, BAYFIELD COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

TO LOCATE THE POINT OF BEGINNING, COMMENCE AT THE SW CORNER OF SAID SECTION 33 AND RUN N 89°43'52" E, 1317.48 FEET ON THE LINE COMMON TO SAID SECTIONS 4 AND 33, TO THE W 1/16 CORNER. THENCE CONTINUE N 89°43'52" E, 10.00 FEET TO THE POINT OF BEGINNING.

THENCE FROM SAID POINT OF BEGINNING BY METES AND BOUNDS:

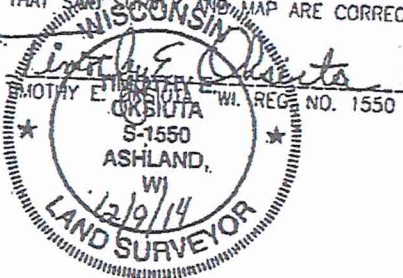
LEAVING SAID COMMON LINE, N 01°16'38" W, 60.45 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF WISCONSIN HIGHWAY 13. THENCE ON SAID SOUTHERLY RIGHT OF WAY LINE, N 69°09'07" E, 44.83 FEET. THENCE N 20°50'53" W, 10.00 FEET. THENCE N 69°09'07" E, 200.00 FEET. THENCE S 20°50'53" E, 8.00 FEET. THENCE N 69°09'07" E, 146.14 FEET. THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE, S 00°21'16" W, 214.91 FEET TO AN IRON PIPE MEANDER CORNER WHICH IS N 00°21'16" E, 2 FEET, MORE OR LESS, FROM THE ORDINARY HIGH WATER LINE OF LAKE SUPERIOR. THENCE ON A MEANDER LINE NEAR SAID ORDINARY HIGH WATER LINE, N 87°02'58" W, 218.53 FEET. THENCE S 64°15'41" W, 158.18 FEET TO AN IRON PIPE MEANDER CORNER WHICH IS N 01°00'26" W, 41 FEET, MORE OR LESS, FROM SAID ORDINARY HIGH WATER LINE. THENCE LEAVING SAID MEANDER LINE, N 01°00'26" W, 70.92 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 65,500 SQUARE FEET, MORE OR LESS, WHICH IS 1.50 ACRES, MORE OR LESS, INCLUDING THAT LAND LYING BETWEEN THE MEANDER LINE AND THE ORDINARY HIGH WATER LINE OF LAKE SUPERIOR AND THE EXTENSIONS OF THE LOT LINES TO SAID ORDINARY HIGH WATER LINE.

THAT THIS MAP IS A TRUE REPRESENTATION OF SAID SURVEY;

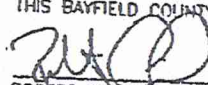
THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES AND THE BAYFIELD COUNTY SUBDIVISION CONTROL ORDINANCE IN MAKING SAID SURVEY AND MAP; AND

THAT SAID SURVEY AND MAP ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

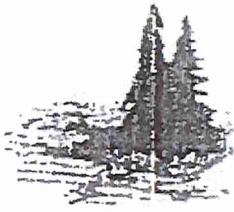


BAYFIELD COUNTY PLANNING AND ZONING APPROVAL

THIS BAYFIELD COUNTY CERTIFIED SURVEY MAP IS HEREBY APPROVED BY THE BAYFIELD COUNTY PLANNING AND ZONING DEPARTMENT.


ROBERT SCHERMAN
PLANNING AND ZONING DIRECTOR

DATED THIS 11th DAY OF December 2014



BAYFIELD COUNTY PLANNING AND ZONING DEPARTMENT

Bayfield County Courthouse

117 East First Street

P.O. Box 1000

Washburn, WI 54881

373-6136
715-373-0114

E. 30
W. 319

*RE: TOWN OF BAYFIELD PROJ.
ATTACHED ARE LETTER
FROM BAYFIELD Co. Zoning
AND ALSO COPY OF
OUR CERTIFIED SURVEY.*

*James
S. 1/2/11*

December 16, 2013

Peter N. Taddy ET AL
Attn: Ellen Binder
2525 Thornwood Ave
Wilmette, IL 60091

RE: On-Site Consultation Findings, Properties Describes
Lot 3 Section 33 T50N R04W PIN 04-008-2-50-04-33-3 05-
in Gov't Lot 2 Section 04 T49N R04W PIN 04-008-2-49-04-04-2 05-002-02000

Dear Ms. Binder,

Pursuant to your request, the Bayfield County Planning and Zoning Department (Department) is providing this letter in regard to site evaluations and follow-up research for determining potential development on the above referenced property(s) (hereafter referred to as the 'subject property'). The evaluation was specifically requested and performed in an effort to identify a building core.

In addition to evaluating the physical setting and the required setbacks as outlined in Section 13-1-32 and 13-1-60 of the Bayfield County Ordinance (Ordinance), the following information was utilized in making the determination(s) herein:

- The subject property consists of two conforming parcels in common ownership that do not appear to be joined at the time this letter was drafted.
- The subject property is zone Residential-Recreational/Business (R-RB)
- The subject property is developed. A land use permit was issued by the Department on August 10, 1975 for a "Gazebo". The permit for the gazebo specifically required the structure be placed a minimum of 75 feet from the "water's edge".
- A survey of the property, prepared by a Registered Land Surveyor, is not on file with the Department. Property corner monuments were not located on the site. Property lines for Department inspection were marked by ribbons and fence posts.
- Wisconsin Department of Natural Resources (WDNR) Water Management Specialist, Alyssa Core, performed a site visit and determined the drainage to the east as NOT an intermittent stream but does have wetland characteristics. The drainage to the west, however, IS a non-navigable intermittent stream.
- A Soil Test and Inspection Report dated November 9, 2000 by Certified Soil Tester Joseph Zirn is on file with the Department.

*filed
12/12/2011
copy to
well*

- State of Wisconsin Wastewater Specialist and Certified Soil Tester, Ed Taylor, performed a site reconnaissance to "observe extant soil and landscape characteristics with respect to Wisconsin Administrative Code for septic systems".
- The findings presented herein also include a review of the Federal Insurance Management Agency's Flood Insurance Rate Map (FIRM) (panel. 55007C 0269D & 0288D), WDNR Surface Water Data Viewer (viewed December 2, 2013), 7.5 Minute Bayfield (1975) Quadrangle Topographical Map, and WI Coastal Management Program Shoreline Inventory & Oblique Photo Viewer (1976/1978 & 2007/2008 shore photos and bluff condition)
- In reference to Section 13.1-32(b), the subject property has a bank or bluff fronting Lake Superior, the top of which is discernable due to evidence of erosion, (including but not limited to exposed rock). The required setback is 75 feet from the top of the bluff. The subject property is not located in an area of "high erosion potential" as indicated on the 1979 map entitled "Erosion Hazard Areas – Bayfield County". However, a greater safe bluff setback is recommended by the Department based upon known past recession rates in the vicinity of the subject property.

According to the Natural Resource Conservation Service, surface soils of the subject property are classified as part of the Manistee-Kellogg-Ashwabay (MKA) complex, 15 to 45 percent slopes and the Kellogg-Allendale-Ashwabay (KAA) complex, 6 to 15 percent slopes. The Kellogg series consists of very deep, moderately well drained soils that formed in sandy lacustrine or outwash sediments, underlain by clayey lacustrine deposits on lake plains. The Allendale series consists of very deep, somewhat poorly drained soils moderately deep to clayey material that formed in sandy sediments and the underlying clayey lacustrine or till deposits on lake basins, lake terraces, lake plains, outwash plains, and ground moraines. The Ashwabay series consists of very deep, moderately well-drained soils formed in sandy outwash or beach deposits underlain by clayey glacial till or lacustrine deposits on outwash plains and ground moraines. The Manistee series consists of very deep, well-drained soils moderately deep to clayey materials. They formed in sandy lacustrine and outwash materials underlain by clayey lacustrine materials on outwash plains and lake plains. The Kellogg series consists of very deep moderately well drained soils that formed in sandy lacustrine or outwash sediments, underlain by clayey lacustrine deposits on lake plains.

The WDNR describes the level two land cover of the property as mixed deciduous and conifers. Based upon a review of the WDNR Surface Water Data Viewer, no area is identified as a mapped wetland community (2 acres or greater). Site inspection with WDNR Water Management Specialist, Alyssa Core, identified the location of one wetland drainage on the site, commencing at the easterly culvert under the railroad grade and meandering in a southwesterly direction toward the current lake access location. A second wetland drainage is identified as commencing at the westerly culvert under the railroad grade and surrounds a non-navigable intermittent stream that travels in a southerly direction to the lakeshore. The stream is identified on the 24k layer of the Bayfield County Conservation Map Viewer.

Information gathered from a review of the referenced USGS topographical map suggests the topography ranges from gradual to excessive slopes. The bluff averages

approximately 27 feet in height and has an approximate 40 degree slope on average. These measurements include the lake access which has a moderate slope toward the lake +/- of 13 degrees. The subject property is considered to be outside the 500 flood hazard area as confirmed by a review of Federal Emergency Management Agency's FIRM.

On parcels along Lake Superior where there exists a potential for erosion, the setback for future structures should be increased beyond the 75 foot setback to a safe setback distance as measured from the top of the existing bluff. Active erosion of the bluff face was observed to be present during the 2013 inspections. To determine this safe distance from the top of the bluff based on existing conditions, the Department typically uses the above mentioned combined components of recession setback, and minimum facility setback.

The height of the bluff is estimate to be about 27 feet. The angle of the slope was measured at an average 40 degrees, and the bluff of the subject property is characterized primarily of alternating bedrock and clay till material. The stable angle for a slope primarily comprised of bedrock, as determined by available scientific research, is estimated to be 60 degrees. The slope to the east of the lake access is comprised primarily of clay till, as soil tests indicate. The stable slope angle for a slope primarily comprised of clay till, as determined by available scientific research, is 14 degrees.

The predicted recession rate for Bayfield County Lake Superior Shoreline Recession Segment 135 is estimated to be approximately 0.1 feet per year multiplied by a conservative structure life (50 years) to equal 5 feet. Based upon its current configuration, the minimum recommended cumulative setback calculation for the subject property is 80 feet from the top of the existing bluff.

Using the landscape position and applying the bluff setback (80 feet), with other setbacks including sideyard (10 and 30 feet), non-navigable waterway (25 ft), plus 110 feet from the center line of the adjacent State Highway 13 (TRAN 233.08(a)), and considering the applicable Ordinance provisions, findings, and additional determinations, it the Department's belief that a 3,000 square foot buildable core may be present on the subject property. However, the size and width of the buildable area may be reduced (or mitigated) upon application of required setbacks for utilities present (i.e. fiber optic line), easements which are not enforceable by the department since they are not codified into the Ordinance, or small isolated wetlands.

Furthermore, the Department cannot quantify the actual number of buildable areas that may be created. The Department is not in a position to draw such a conclusion based upon information available, or lack thereof. Acquiring the necessary dimensional and numerical data and performance of the necessary calculations should be performed by a Registered Land Surveyor following applicable Ordinance requirements and those defined in the Bayfield County Subdivision Control Ordinance. This is also necessary due to the fact that this determination is based on the assumption the parcels WILL BE JOINED and the railroad grade is in fact part of the parcel area. Independently, neither

↑
it is.

✓ done

parcel appears to have a buildable area. Your surveyor will also mark the property boundaries for accurate measurement.

While the Joseph Zirn soil test and Ed Taylor site reconnaissance indicate possibilities for an at grade soil dependent private onsite wastewater treatment system (POWTS) on the site, the Department advises against a soil dependent POWTS for the property. Loading the soils with wastewater will exacerbate the already failing bluff. The site will also benefit from the least amount of soil disturbing activity and compaction from heavy equipment. A holding tank will alleviate both these concerns for the property and is a permissible POWTS.

Land Use and Sanitary Permits shall be required for the placement of any habitable structure on the subject property. The size, location, and use for said structure shall also dictate whether the department can and will issue the required permits. In addition a Uniform Dwelling Code (UDC) permit will also be required for the construction of the dwelling. The UDC permit is not issued by this department.

Since the subject property is in the shoreland area, or within 1,000 feet of the ordinary high water mark of Lake Superior, any structure built within said area cannot exceed 35 feet in height. A conditional land use permit shall be required for any structure that proposes to exceed 35 feet. The height of a structure is measured as the difference in elevation between its highest point and its lowest point of intersection with the ground level, exclusive of chimneys, communications equipment, antennas, weather vanes, and lightening rods which do not extend more than five (5) feet above the highest point of the roof.

Please be advised, the fact that a "buildable area" may be present or created by the methods outlined above, it is not expressly implied that this condition will exist for an indefinite period of time. The information and conclusions presented herein are based upon current comprehensive Ordinance standards in place at the time of this correspondence. The standards may be subject to revision (after proper public notification) at any time. Thus, any changes to the Ordinance may improve or reduce the size of the buildable area within the subject property.

Please also be advised that there presently exist four (4) violations on the property that require correction.

1. The "gazebo" does not appear to be built 75 ft from the "water's edge" as required on the permit. According to NOAA's Great Lakes Water Level Dashboard the water level of Lake Superior in August of 1975 was 602.62 ft above sea level. In October of 2013 the water level of Lake Superior averaged 601.87 ft above sea level. The "gazebo" is currently +/- 40 ft from the water's edge.
2. The use of the "gazebo" has been changed from a non-habitable structure to that of a dwelling without the necessary Change of Use or Sanitary permit from the Department.
3. Addition(s) to the gazebo have been constructed without the necessary permit(s) (deck) from the Department.

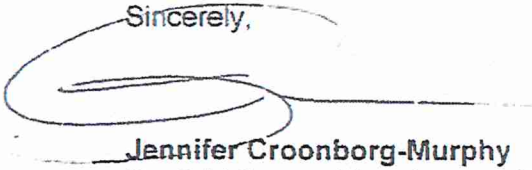
4. A privy has been constructed and used without the necessary permit(s) or maintenance agreements.

Section 13-1-21(b)(1) states, "No permit shall be issued if the applicant is in violation of the Bayfield County Zoning Ordinance, Sanitary and Private Sewage Code, Floodplain Ordinance, Shoreland-Wetlands Zoning Ordinance, or Subdivision Control Ordinance."

Please contact this office for further information regarding correction of the violations and timeframe for correction.

I trust this information meets your planning needs and should prove very helpful to your Registered Land Surveyor. Should you have any questions or require additional information regarding this matter, please feel free to contact me at (715) 373-6138 or jcmurphy@bayfieldcounty.org

Sincerely,



Jennifer Croonborg-Murphy
Bayfield County Planning and Zoning
Assistant Zoning Administrator
State of WI POWTS Inspector

Real Estate Bayfield County Property Listing

Today's Date: 7/6/2022

Property Status: **Current**

Created On: 3/15/2006 1:14:58 PM

**Description**

Updated: 4/21/2022

Tax ID: 6284
PIN: 04-008-2-49-04-04-2 05-002-02000
 Legacy PIN: 008100006000
 Map ID:
 Municipality: (008) TOWN OF BAYVIEW
 STR: S04 T49N R04W
 Description: LOT 1 CSM #1901 IN V.11 P.169
 (LOCATED IN GOVT LOT 2 SEC 04- 49-04
 & GOVT LOT 3 SEC 33-50- 04) DESC IN
 DOC 2021R-590757 6

Recorded Acres: 1.500
 Calculated Acres: 1.500
 Lottery Claims: 0
 First Dollar: Yes
 Zoning: (R-RB) Residential-Recreational Business
 ESN: 106

**Tax Districts**

Updated: 3/15/2006

1 STATE
 04 COUNTY
 008 TOWN OF BAYVIEW
 046027 SCHL-WASHBURN
 001700 TECHNICAL COLLEGE

**Recorded Documents**

Updated: 3/15/2006

WARRANTY DEED

Date Recorded: 9/7/2021 2021R-590757

PERSONAL REPRESENTATIVES DEED

Date Recorded: 1/15/2020 2020R-580637

CERTIFIED SURVEY MAP

Date Recorded: 12/12/2014 2014R-557121 11-169

CONVERSION

Date Recorded: 493968 445-46;900-147

**Ownership**

Updated: 9/29/2021

KURT E & BETH A HEIKKILAMARINE ON ST
CROIX MN**Billing Address:**

KURT E & BETH A HEIKKILA
 18347 ST CROIX TRAIL NORTH
 MARINE ON ST CROIX MN 55047

Mailing Address:

KURT E & BETH A HEIKKILA
 18347 ST CROIX TRAIL NORTH
 MARINE ON ST CROIX MN 55047

**Site Address** * indicates Private Road

82010 STATE HWY 13

WASHBURN 54891

**Property Assessment**

Updated: 4/14/2022

2022 Assessment Detail

Code	Acres	Land	Imp.
G1-RESIDENTIAL	1.500	181,100	5,600

2-Year Comparison

	2021	2022	Change
Land:	185,600	181,100	-2.4%
Improved:	5,600	5,600	0.0%
Total:	191,200	186,700	-2.4%

**Property History**

N/A

Height: 40

Current angle: u_3 * ~~on-site~~

u_5 ft

u_4 on-site angle

Recession: 0.1

Stable angle (1): none given

Stable angle (2): ~~none~~ given 100%

~~40~~

$$50 \text{ yr} * 0.1 = 5$$

$$75 + 5 =$$

80 ft

lake Superior Setback

$$40 \left(\frac{1}{\tan 40} - \frac{1}{\tan 44} \right) * 1$$

$$40 (0.577 - 1.030) * 1$$

$$= -18.30$$

Real Estate Bayfield County Property Listing

Today's Date: 6/13/2022

Property Status: **Current**

Created On: 3/15/2006 1:16:01 PM

Description	Updated: 12/17/2021
Tax ID:	29221
PIN:	04-046-2-51-04-20-3 04-000-10000
Legacy PIN:	046103002000
Map ID:	
Municipality:	(046) TOWN OF RUSSELL
STR:	S20 T51N R04W
Description:	SE SW IN 2021R-592489 247 (30 ACRES MFL-CLOSED 25 YRS-YR OF ENTRY 2012)
Recorded Acres:	40.000
Calculated Acres:	39.720
Lottery Claims:	0
First Dollar:	No
Zoning:	(F-1) Forestry-1
ESN:	128


Tax Districts	Updated: 3/15/2006
1	STATE
04	COUNTY
046	TOWN OF RUSSELL
040315	SCHL-BAYFIELD
001700	TECHNICAL COLLEGE

Recorded Documents	Updated: 3/15/2006
MFL TRANSFER ORDER	
Date Recorded: 2/14/2022	2022R-593407
WARRANTY DEED	
Date Recorded: 12/9/2021	2021R-592489
MFL AMENDED ORDER	
Date Recorded: 12/16/2013	2013R-552768 1119-479
MFL ORDER	
Date Recorded: 11/21/2011	2011R-54124 1072-261
CONVERSION	
Date Recorded:	492034 744-219;874-161;893-681

Ownership	Updated: 12/17/2021
JOANNA R & JEFFREY D KORAN	BLAINE MN
REBECCA J OLSON	MORRISTOWN MN
SCOTT R OLSON	MORRISTOWN MN

Billing Address:	Mailing Address:
JOANNA R & JEFFREY D KORAN	JOANNA R & JEFFREY D KORAN
8791 CORAL SEA COURT NE	8791 CORAL SEA COURT NE
BLAINE MN 55449	BLAINE MN 55449

Site Address	* indicates Private Road
N/A	


Property Assessment

Updated: 2/27/2018

2022 Assessment Detail			
Code	Acres	Land	Imp.
G6-PRODUCTIVE FOREST	10.000	8,300	0
W5-MFL - OPEN AFTER 2004	30.000	24,900	0
2-Year Comparison			
	2021	2022	Change
Land:	33,200	33,200	0.0%
Improved:	0	0	0.0%
Total:	33,200	33,200	0.0%

Property History
N/A